

305 Neely Ferry Rd., Simpsonville, SC 29681

TITLE TO REAL ESTATE BY A CORPORATION - Prepared by [unclear] and Riley, Attorneys at Law, Greenville, S.C.

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

RECEIVED
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KNOW ALL MEN BY THESE PRESENTS, that BUILDERS & DEVELOPERS, INC.
A Corporation chartered under the laws of the State of South Carolina and having a principal place of business at
Simpsonville, State of South Carolina, in consideration of
EIGHT THOUSAND AND NO/100 (\$8,000.00) Dollars,
Plus assumption of mortgage (see below)
the receipt of which is hereby acknowledged, has granted, bargained, sold, and released, and by these presents does grant, bargain, sell and
release unto VINCENT F. MANNELLA and EILEEN C. MANNELLA, their heirs and assigns
forever:

ALL that certain piece, parcel or lot of land in the Town of Simpsonville,
Greenville County, State of South Carolina, being known and designated
as Lot No. 4 of Subdivision known as PINE TREE, as shown by plat thereof,
prepared by Piedmont Engineers and Architects, dated March 19, 1974, and
recorded in Plat Book 5-D at page 63 in the RMC Office for Greenville
County, South Carolina.

18(899) 574.12-1-4

Reference to said plat is hereby craved for a more particular description.

This being a portion of the same property conveyed to the Granting
Corporation herein by deed of Janie Daniel DeTreville, dated September
30, 1971, recorded October 15, 1971 in the RMC Office for Greenville
County, S.C. in Deed Volume 927 at page 503.

As part of the consideration herein the Grantees assume and agree to pay
that certain Mortgage given to Heritage Federal Savings & Loan Association
in the original amount of \$52,000.00, recorded in the RMC Office for
Greenville County in Mortgage Volume 1520 at page 415 on October 14, 1980.

This conveyance is made subject to the restrictive and protective covenants
affecting the Subdivision known as PINE TREE, said restrictive and protective
covenants being recorded in the RMC Office for Greenville County in Deed
Volume 1014 at page 323. This conveyance is made subject to any restrictive
covenants, building set-back lines, rights-of-way and easements which may
affect the above described property.

GREENVILLE COUNTY
03.80

together with all and singular the rights, tenements, hereditaments and appurtenances to said premises belonging or in any wise incident or
appertaining, to have and to hold unto the said Grantees, their heirs and assigns forever, and the grantors, their heirs or
assigns do hereby release, bargain, sell, and convey unto the said Grantees, their heirs and assigns forever, all and singular
said premises unto the grantors, and the interest therein to themselves and assigns every part whatsoever lawfully claiming or to
claim the same or any part thereof.

IN WITNESS whereof the grantor has caused its corporate seal to be hereunto set and these presents to be subscribed by its duly authorized
officers, this 26 day of February 1981

SIGNED, sealed and delivered in the presence of

[Signature]
Lancy K. [unclear]

BUILDERS & DEVELOPERS, INC.

SEAL

A Corporation
By: *[Signature]*
President & Secretary
Secretary

STATE OF SOUTH CAROLINA
COUNTY OF GREENVILLE

PROBATE

Personally appeared the undersigned [unclear] who say they are the [unclear] of the
estate of [unclear] deceased, and they do hereby certify that the foregoing is a true and correct
copy of the will of the said [unclear] as the same appears from the records of the
Probate Court of the County of Greenville, South Carolina.

SWORN to before me this 26 day of February 1981

[Signature]

Notary Public for South Carolina
My Commission Expires 7/29/90

RECORDED FEB 27 1981

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